

SNAPSHOT of HOME Program Performance--As of 12/31/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Manchester**

State: **NH**

PJ's Total HOME Allocation Received: **\$11,958,739**

PJ's Size Grouping*: **C**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
				PJs in State:	2		
Program Progress:							
% of Funds Committed	98.33 %	94.10 %	1	90.66 %	94	95	
% of Funds Disbursed	94.94 %	91.31 %	1	81.06 %	98	98	
Leveraging Ratio for Rental Activities	13.2	11.12	1	4.62	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	100.00 %	1	81.27 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	90.81 %	93.51 %	2	68.23 %	85	89	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	83.46 %	82.50 %	1	79.86 %	45	50	
% of 0-30% AMI Renters to All Renters***	37.13 %	37.50 %	2	44.82 %	35	34	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	100.00 %	1	94.65 %	100	100	
Overall Ranking:			In State:	1 / 2	Nationally:	87	89
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$27,848	\$30,643		\$25,419	272 Units	24.50 %	
Homebuyer Unit	\$19,018	\$19,018		\$14,530	84 Units	7.60 %	
Homeowner-Rehab Unit	\$9,127	\$9,127		\$20,251	51 Units	4.60 %	
TBRA Unit	\$768	\$768		\$3,156	704 Units	63.40 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (201 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Manchester NH

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$135,683	\$144,927	\$13,239
State:*	\$125,683	\$133,139	\$22,490
National:**	\$89,640	\$72,481	\$22,984

CHDO Operating Expenses:
(% of allocation)

PJ: 1.6 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.95

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	67.6	66.7	72.0	72.7
Black/African American:	6.3	6.0	12.0	8.5
Asian:	1.1	1.2	0.0	0.1
American Indian/Alaska Native:	0.0	0.0	2.0	0.7
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.9
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.1
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.4	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	2.4	0.0	0.0
Asian/Pacific Islander:	0.4	2.4	0.0	2.1

ETHNICITY:

Hispanic	24.3	21.4	14.0	14.8
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HOUSEHOLD SIZE:

1 Person:	22.1	19.0	12.0	30.0
2 Persons:	28.7	20.2	20.0	28.4
3 Persons:	24.3	20.2	16.0	20.5
4 Persons:	12.5	21.4	26.0	10.9
5 Persons:	7.7	14.3	14.0	6.5
6 Persons:	4.0	1.2	2.0	2.7
7 Persons:	0.7	1.2	6.0	0.7
8 or more Persons:	0.0	2.4	4.0	0.3

HOUSEHOLD TYPE:

Single/Non-Elderly:	11.4	31.0	16.0	26.4
Elderly:	17.6	0.0	8.0	8.1
Related/Single Parent:	38.2	21.4	24.0	48.0
Related/Two Parent:	25.4	40.5	44.0	13.6
Other:	7.4	7.1	8.0	3.8

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	37.9	10.7 [#]
HOME TBRA:	18.4	
Other:	4.8	
No Assistance:	39.0	

of Section 504 Compliant Units / Completed Units Since 2001 103

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Manchester

State: NH

Group Rank: 87
(Percentile)

State Rank: 1 / 2 PJs

Overall Rank: 89
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.60%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.54%	90.81	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	83.46	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.20%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.500	1.36	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

